

*Attleboro Government Center  
77 Park Street  
Attleboro, MA 02703  
508-223-2222 (X3206)  
[www.ara@cityofattleboro.us](mailto:www.ara@cityofattleboro.us)*



*Richard Correia, Chairman  
Benton Keene III, Vice-Chairman  
Jacqueline Romaniecki, Secretary  
Rose Larsen  
Susan Blaise*

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## Narrative Information Sheet

### 1. Applicant Identification

Attleboro Redevelopment Authority  
77 Park Street  
Attleboro, MA 02703

### 2. Funding Requested

- a. Grant Type: Community-Wide Assessment
- b. Federal Funds Requested: \$300,000
- c. Contaminant: Hazardous Substances

### 3. Location

Attleboro, Bristol / County, Massachusetts

### 4. NA

### 5. Contacts

a. Project Director:  
Mr. Richard Correia, Chairman  
508-223-2222  
[richardcorreia@icloud.com](mailto:richardcorreia@icloud.com)

b. Chief Municipal Officer:  
Paul Heroux, Mayor  
508-223-2222  
[paulheroux@cityofattleboro.us](mailto:paulheroux@cityofattleboro.us)

### 6. Population

44,590 (2017)

### 7. Other Factors Checklist

- a. Community population is 10,000 or less - No
- b. The applicant is, or will assist, a federally recognized Indian tribe or US territory - No
- c. The priority brownfield site(s) is impacted by mine-scarred land - No
- d. The priority site(s) is adjacent to a body of water (i.e., the border of the priority site(s) is contiguous or partially contiguous to the body of water, or would be contiguous or partially

contiguous with a body of water but for a street, road, or other public thoroughfare separating them) – The list of potential sites to be assessed under the Community-Wide Assessment has not been determined

e. The priority site(s) is in a federally designated flood plain – same answer as d.

f. The reuse of the priority site(s) will facilitate renewable energy from wind, solar, or geothermal energy; or will incorporate energy efficiency measures – The City of Attleboro is actively seeking suitable sites for solar development. Community-Wide Assessment grant funds may be used to evaluate Brownfield sites for solar.

g. 30% or more of the overall project budget will be spent on eligible reuse planning activities for priority brownfield site(s) within the target area – To be determined

#### **8. Letter from State Environmental Authority**

A letter from MassDEP supporting the Attleboro Redevelopment Authority's application for a Community-Wide Assessment grant is attached.



Commonwealth of Massachusetts  
Executive Office of Energy & Environmental Affairs

# Department of Environmental Protection

One Winter Street Boston, MA 02108 • 617-292-5500

Charles D. Baker  
Governor

Karyn E. Polito  
Lieutenant Governor

Kathleen A. Theoharides  
Secretary

Martin Suuberg  
Commissioner

November 18, 2019

U.S. EPA New England  
Attn: Frank Gardner  
5 Post Office Square, Suite 100  
Boston, MA 02109-3912

**RE: STATE LETTER OF ACKNOWLEDGMENT**  
***Attleboro Redevelopment Authority, Brownfield Community-Wide Assessment Grant***

Dear Mr. Gardner:

I am writing to support the proposal submitted by the Attleboro Redevelopment Authority (ARA) under the Fiscal Year 2020 U.S. Environmental Protection Agency (EPA) Brownfield Community-Wide Assessment Grant Program. Both the ARA and the City of Attleboro are tasked with fulfilling the goals of the 2007 Urban Renewal Plan. Several properties within the target areas have not been assessed. Grant funds will be used to assess these properties to facilitate redevelopment.

In Massachusetts, state and federal agencies have developed strong partnerships and work together to ensure that parties undertaking Brownfield projects have access to available incentives. The MassDEP, through our regional offices, provides technical support to Brownfield project proponents when regulatory issues arise. If this proposal is selected, MassDEP will work with our state and federal partners to provide the support to ARA that will be needed to help make this project a success.

We greatly appreciate EPA's continued support of Brownfield efforts here in Massachusetts.

Sincerely,

Paul Locke  
Assistant Commissioner, Bureau of Waste Site Cleanup

cc: Rick Correia, Attleboro Redevelopment Authority  
Doug Heely, LSP, ES&M  
John Handrahan, Brownfield Coordinator, MassDEP Southeast Regional Office

This information is available in alternate format. Contact Michelle Waters-Ekanem, Director of Diversity/Civil Rights at 617-292-5751.

TTY# MassRelay Service 1-800-439-2370

MassDEP Website: [www.mass.gov/dep](http://www.mass.gov/dep)

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*FY20 Community-Wide Assessment Grant Application  
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The Attleboro Redevelopment Authority (ARA) is pleased to submit this Brownfields Community-Wide Assessment Grant application for FY2020. The information presented herein satisfies all elements of EPA's Guidelines for Brownfield Assessment Grants, and demonstrates that the ARA is an excellent candidate for Brownfield assessment grant funds.

**IV.E. Narrative/Ranking Criteria**

**1. PROJECT AREA DESCRIPTION AND PLANS FOR REVITALIZATION**

**a. Target Area and Brownfields**

**i. Background and Description of Target Area**

The target area/community is the City of Attleboro, Massachusetts, which was once referred to as to as the jewelry capital of the world. At one time, the City was home to hundreds of jewelry makers, both large and small. Despite Attleboro's success during the heyday of the jewelry making industry, most of the manufacturers have since moved from Attleboro to areas with lower labor costs. Many of the former industrial properties in Attleboro's downtown area have become vacant and decrepit Brownfield sites which have hindered economic and community development in the City. These underutilized and contaminated properties pose a threat to the community, and need to be assessed, cleaned-up and brought back into beneficial use.

The brownfields sites within the City have been underutilized for many years. Industry has moved out of the City, resulting in decreased tax revenues. The City has been forced to spend their limited and scarce funds to secure, maintain, and in some cases demolish several abandoned buildings. In addition, income levels have suffered as jobs were lost when companies moved out. The negative impact of higher unemployment has resulted in decreased spending at local businesses, failure of many small businesses, deterioration of buildings, and increased vandalism and crime.

The ARA and City of Attleboro developed an Urban Renewal Plan (URP) for the downtown area in 2007. The URP focused on five areas/neighborhoods where revitalization was prioritized. While the ARA and City have made tremendous progress, three of the target areas require substantial effort still in order for the URP goals to be realized:

- Riverfront District - Near the middle of Attleboro's downtown area and adjacent to the Ten Mile River is Attleboro's Intermodal Transportation Center (ITC) Urban Renewal Project. The ITC includes GATRA bus services and the MBTA commuter rail station, with train service to both Boston and Providence. This area of Attleboro was once home to numerous industrial facilities as well as the City's Department of Public Works yard. The transformation of this area is a transportation-oriented development (TOD) project that has already achieved great success. The project includes enhanced bus and train services, new mixed-use developments and a new access road for commuters adjacent to a beautiful new park. The ARA and City have successfully utilized grant funds from a variety of sources

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(including cleanup grants from EPA for the Automatic Machines sites and Reynolds and Markman site).

- Downtown Commercial District - The Downtown district is in the heart of downtown Attleboro and is densely developed with many of the City's oldest commercial buildings. The URP for this area of Attleboro calls for expanded parking to support commercial business, additional housing, and aesthetic and pedestrian-friendly streetscape improvements.
- The Union Street district is just a few blocks from the Riverfront and Downtown districts, but is still very much in the heart of downtown Attleboro. This area consists of several vacant and underutilized mill buildings that date back to the 1800s. As is typical throughout Attleboro, a number of these mill buildings formerly housed jewelry businesses that utilized hazardous materials in their operations. The URP calls for revitalization of this district to accommodate housing and retail, with enhanced pedestrian access to the Intermodal Transportation Center.

ii. Description of the Priority Brownfield Site(s)

As mentioned, there are still many vacant and/or under-utilized Brownfield sites in the City that need to be assessed, cleaned up, and brought back into productive use so that the goals of the URP can be realized. The City has a backlog of properties that have been acquired by tax foreclosure, and there is little if any information on many of these sites. In addition, the City has been very pro-active in terms of working with owners of properties that need to be redeveloped, to help move those properties towards productive reuse.

Since the Riverfront/ITC area is well on its way to becoming revitalized, the ARA, if awarded a Community-Wide grant, would focus most of its efforts on the Downtown Commercial and Union Street districts. Both areas contain a number of vacant or underutilized Brownfield sites. Specially, within the Union Street district is an entire block of property that contains an outdated manufacturing facility, a vacant jewelry mill building, and a series of severely run down and decrepit commercial buildings. This block is one of the ARA's and City's highest priorities given its current state and future potential.

**b. Revitalization of the Target Area**

i. Reuse Strategy and Alignment with Revitalization Plans

The reuse strategy within the City of Attleboro is clearly and concisely described in the City's 2007 Urban Renewal Plan. In short, the URP seeks to revitalize Brownfield sites (and other sites) that are within the general Downtown area to allow for more housing that is within walking distance to new retail shops, all with a keen focus on enhanced transportation choices offered by the Intermodal Transportation Center.

ii. Outcomes and Benefits of Reuse Strategy

The revitalization of Downtown Attleboro is well underway with the initial successes in the Riverfront/ITC area. This area was once home to a large manufacturer (housed in very old and decrepit mill buildings) that had numerous environmental issues; a chemical distribution business

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that had experienced a significant release of hazardous materials resulting from a massive fire); two landfills (one related to the chemical distribution facility, and the other a municipal landfill related to historic City practices); and the City's DPW yard. All of these Brownfield sites were adjacent to the commuter rail station. Since the URP was finalized, the ARA has gained control of all of the land not owned by the Massachusetts Bay Transportation Authority (MBTA). The DPW yard has been relocated to a cleaned-up Brownfield site a few blocks away (but well outside of the revitalization zone), and most of the contamination issues have been addressed. A new road has been built to enhance commuter access to the ITC station, and a beautiful park has been built along the Ten Mile River that allows for picnicking, walking, and canoeing. Over 80 units of housing (with street-level retail) were built on the former Automatic Machines north site, and another 130 units of housing (also with street-level retail) will be built on the Automatic Machines south site in 2020.

The ITC project demonstrates the ability of the ARA and the City to accomplish amazing feats. While this project is not done, the early successes are generating significant interest and enthusiasm. Once the Reynolds and Markman site is cleaned up (the former chemical distribution facility) next year, the ARA will control about 6 acres of developable land next to the commuter rail station. The ARA and City have already received significant interest in this land. This project will bring more people into the Downtown area who are interested in living in an urban setting. These people will want convenient retail opportunities within a pedestrian-friendly setting, and they will want to commute to work using easily-accessed public transportation.

**c. Strategy for Leveraging Resources**

**i. Resources Needed for Site Reuse**

The ARA (and City) have enjoyed incredible success in securing a wide range of funding opportunities, and using those funds to make measurable and visible progress towards the goals of the URP. The ARA was previously awarded a Community-Wide grant from EPA in 2004, and those funds were used to assess many of the sites that are now cleaned up and part of the success story that is the ITC project. The ARA has also enjoyed success securing EPA cleanup grants; however, there have been many other sources of funds including MassDevelopment, MassDEP, MassWorks, Federal Transit Authority, and others. In addition, the influx of private investment is evident with the redevelopment of the two Automatic Machines site (private investment is estimated to be close to \$40MM for these two mixed-use projects).

The ARA and City fully expect that if a new Community-Wide Assessment grant is secured, these funds will help to inventory, prioritize and assess a number of new sites that are critical to the fulfillment of the URP. Given their past successes, it is clear that the ARA and City have the resources, knowledge and determination to secure additional cleanup funds as needed to continue the revitalization of the Downtown and Union Street districts.

**ii. Use of Existing Infrastructure**

Attleboro is an old New England town with centuries of rich history. Many of the structures that are in need of revitalization are desirable and are capable of being rehabilitated. The goals of the URP are to "strengthen and revitalize the project area; to preserve important downtown structures;

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to assemble a site for transit-oriented development; to encourage sound growth; to support private redevelopment efforts; and to undertake public improvements”. Hence, the need to revitalize and build upon existing infrastructure has long been recognized.

## **2. COMMUNITY NEED AND COMMUNITY ENGAGEMENT**

### **a. Community Need**

#### **i. The Community’s Need for Funding**

The City has faced many unexpected expenses resulting from abandoned factory buildings which cannot be redeveloped due to environmental conditions, particularly TCE contamination which is commonly associated with jewelry making and metal finishing. For example, at the former American Metalcraft site, TCE is the primary contaminant that impacted the indoor air of a downgradient residential neighborhood. Because of the very poor condition of the building and the fact that TCE was impregnated into the building materials, the City was forced to expend significant funds to demolish the building. This was a large expense that was not foreseen. The City and ARA faced a similar situation at the former Swank site, where the building had to be demolished. The City’s limited funds have been taxed in addressing these costly and dire issues. The City is also in the midst of building a new \$260MM high school, which arguably is extremely important for the future of the community. Therefore, the City has limited resources available to address the many other brownfield sites in the community.

#### **ii. Threats to Sensitive Populations**

##### **(1) Health or Welfare of Sensitive Populations**

There are many industrial sites in the City whose current or past practices involved the use of TCE and related solvents. This history of solvent use has not only created many brownfield sites, it is also creating air and water pollution in the City. The ARA has conducted ambient and indoor air testing at two separate sites, and discovered concentrations of TCE in ambient (outside) air between 2 and 5 ug/m<sup>3</sup>, which exceed MassDEP’s residential indoor air threshold value. One of these sampling locations was near a lower-income residential neighborhood that is adjacent to the Riverfront District. While the exact source(s) of the TCE were not determined, it does appear that solvent use in this industrial city has had an overall effect on air quality, including residential neighborhoods that are mostly inhabited by minorities and lower income residents.

##### **(2) Greater Than Normal Incidences of Disease and Adverse Health Conditions**

The EPA has published updated toxicity values for inhalation of TCE, which show pregnant women (and by extension, women of childbearing age) to be at high risk. Although the ARA/City does not have specific data on health effects by Area, the fact that TCE has been found in ambient air in residential neighborhoods around these brownfield sites further demonstrates the need to address these sites.

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(3) Disproportionately Impacted Populations

In the City of Attleboro, census tracts 6314, 6315, and 6316, which comprise much of the downtown area, continue to consist of high concentrations of low- to moderate-income households, as determined by the US Department of Housing and Urban Development. In these tracts, at least 51% of the households are at or below 80% of the median household income. The demographics in this geographic area continue to reflect low income levels coupled with a high percentage of single female-headed households. It not only contains the City's oldest housing stock but is also has the highest population and housing densities characterized primarily by on small house lots, triple-decker residences and high-density apartment buildings. A majority of the City's Asian, African-American and Hispanic populations reside in these census tracts. Characterized as working class, blue-collar neighborhoods, Census Tracts 6314, 6315 and 6316 have the lowest median household incomes of the city's eight census tracts.

**b. Community Engagement**

- i. Project Partners and
- ii Project Partner Roles

The City and ARA for many years have been utilizing a variety of measures to engage the community and communicate information about the ITC project, which has been the most active revitalization project to date. The ITC project has been widely communicated to the public over many years of planning and implementation, including cleanup plans and progress. The Attleboro City Council is updated routinely during public meetings, which are also televised to the community. The City and ARA have active Facebook accounts to communicate important milestones, and there have been several press events that have been attended by State and Federal officials, including EPA Region 1 personnel and many others. The City also held an impressive Grand Opening celebration for the opening of Judy Robbins Park, which is the new park that was constructed in concert with Riverfront Drive (part of the ITC project).

The ARA holds monthly meetings at Attleboro City Hall, and these meetings are open to the public. These meetings are at times covered by the local newspaper, the Sun Chronicle, which is published daily. The Sun Chronicle has been covering news updates of the ITC project for many years, and they publish articles and photographs regarding this project quite frequently. Most importantly, real progress is visible to anyone who drives through the downtown area, with the demolition of several old factory buildings, the construction of a new DPW facility, construction of the bus loop and construction of the seven story building at the AMP north site.

The ITC Urban Renewal Project was selected as one of MassDEP's Brownfield Support Team (BST-2) projects. As such, stakeholders from the City, EPA, MassDEP, MassDOT/MBTA, MA Department of Housing and Community Development (DHCD), MassDevelopment and other agencies gather monthly to discuss the many aspects of the project to identify pitfalls and make sure work is progressing. While the BST was initially established to focus on the ITC area, the group has embraced, with great enthusiasm, other challenging Brownfield issues outside of the ITC area. For example, activities relative to the Union Street district have now become agenda topics for the monthly meetings. Members of the BST group truly enjoy meeting each month and are constantly seeking out new challenges. If awarded a Community-Wide Assessment grant, we



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will engage the BST group for input and advise to effectively use the funds to their maximum benefit. It is noted that Jim Byrne of EPA Region 1 has been a valuable participant in the BST group from the start of the BST process.

iii      Incorporating Community Input

The City of Attleboro has a number of community-based groups, both municipally appointed and privately formed, that have helped shape and direct many of Attleboro's major public projects. It is clear from a number of sources that the citizens of Attleboro support the many past and on-going redevelopment projects, especially the ITC project. As discussed, the City and ARA have an impressive array of tools to communicate with the public, and to solicit feedback.

**3.      TASK DESCRIPTIONS, COST ESTIMATES AND MEASURING PROGRESS**

**a.      Description of Tasks/Activities and Output**

i.      Project Implementation

The ARA, if awarded a Community-Wide Assessment grant, will conduct the following Tasks and Activities:

- Task 1: Cooperative Agreement Oversight – The first activity under this task will be to meet with EPA Region 1 personnel to review overall program requirements, and to review the anticipated tasks to be completed. This Task will also include all activities needed to maintain compliance with the Agreement, such as ACRES reporting. The ARA will also advertise and procure the services of a Qualified Environmental Professional. In Massachusetts, the selected individual will be a Licensed Site Professional (LSP) with experience working on Brownfield sites using EPA grants.
- Task 2: Develop Inventory Matrix – the Inventory will be a matrix of potential Brownfield sites that are of interest to the City and/or ARA. The ARA will meet with City officials including the Economic Development Coordinator, City Treasurer, City Planner, Capital Improvements Administrator, and others to develop a comprehensive list of sites/properties. The Inventory Matrix will include information to identify and prioritize Brownfield Sites.
- Task 3: Conduct Assessments – the Inventory, once priorities are established, will guide the ARA and project team to determine what type of assessment(s) are needed. The LSP will be engaged to complete the assessments, and to prepare written reports for the benefit of the ARA and other Stakeholders.
- Task 4: Planning and Outreach – The results of the assessment work will be used to update the Inventory Matrix, which will ultimately be used as a planning tool to further the goals of the URP. Brownfield sites that need additional assessment work may proceed with additional work if that site is of vital interest to the ARA and City. If it is determined that cleanup work is needed, the LSP will be tasked with developing Cost Opinions so that additional funding can be sought, if appropriate. Under this Task, the ARA will also conduct community engagement activities to inform the public about the results of the assessment program and anticipated next steps.

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While most of the grant funds will likely be spent on specific assessment tasks, the ARA will be contributing significant in-kind services in the form of labor. The ARA is comprised of an all-volunteer Board that has worked tirelessly for many years to further the redevelopment and revitalization of Attleboro. The ARA also works extremely well with the above-listed City officials, and their time and efforts will also contribute in-kind services to the success of this grant program.

ii. Anticipated Project Schedule

The ARA anticipates meeting with EPA personnel shortly after the grant is awarded to outline all of the requirements under the Cooperative Agreement, update information in the ACRES system, and to begin the process of procuring an LSP. We expect that these initial activities can be completed within a few weeks of award. We further anticipate that the Site inventory matrix can be assembled within two to three months, which timeline would include soliciting input from City officials, and presenting the matrix to the BST group.

iii. Task/Activity Lead

The ARA Board, led by Richard Correa, will lead and oversee the Community-Wide Assessment program, including the Tasks outlined above. The Board will seek assistance from the various City officials and the LSP to develop the Site inventory matrix and to establish priorities. After the Sites within the matrix are prioritized, the ARA will work with the LSP to develop an assessment program that gathers information to further the understanding of the Sites that have been identified.

iv. Outputs

The initial and primary Output of this program will be the Site inventory matrix. This matrix will be a useful planning tool that will categorize and prioritize the Brownfield Sites in the target areas. Other Outputs for this process include:

- Quarterly reports to maintain the ACRES system;
- Environmental Assessment Reports for each Site that is selected for assessment. Such reports may range from ASTM Phase I (due diligence with no environmental sampling) to ASTM Phase II (which may include environmental sampling) to Massachusetts Contingency Plan (MCP) reports that are required if a Reportable Condition is encountered.
- Minutes of ARA Board meetings and/or community engagement meetings to inform the public and/or solicit feedback.

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Budget Categories		Project Tasks (\$)				Total
		Cooperative Agreement Oversight	Develop Inventory Matrix	Conduct Assessments	Planning and Outreach	
Direct Costs	Personnel	\$5,000			\$5,000	\$10,000
	Fringe Benefits					
	Travel <sup>1</sup>	\$500				\$500
	Equipment <sup>2</sup>					
	Supplies					
	Contractual	\$5,000	\$15,000	\$229,500	25,000	\$274,500
Total Direct Costs <sup>3</sup>						
Indirect Costs <sup>3</sup>		\$12,000			\$3,000	\$15,000
<b>Total Budget</b> (Total Direct Costs + Indirect Costs)		\$22,500	\$15,000	\$229,500	\$33,000	\$300,000

<sup>1</sup> Travel to brownfields-related training conferences is an acceptable use of these grant funds.

<sup>2</sup> EPA defines equipment as items that cost \$5,000 or more with a useful life of more than one year. Items costing less than \$5,000 are considered supplies. Generally, equipment is not required for Brownfield Grants.

<sup>3</sup> Administrative costs (direct and/or indirect) for the Assessment Grant applicant cannot exceed 5% of the total EPA-requested funds.

#### **4. PROGRAMMATIC CAPABILITY AND PAST PERFORMANCE**

- a. Programmatic Capability**
- i. Organizational Structure and
  - ii Description of Key Staff

The ARA has a strong management team in place that has a proven track record of administering EPA grant funds. In 2004, the ARA was awarded a \$200,000 community-wide assessment grant, which was used to conduct site assessments at key properties in the City. In 2012, the ARA was awarded two cleanup grants – one for the American Metalcraft site and one for the Automatic Machine Products site. In 2015, the ARA was awarded three cleanup grants for the Reynolds and Markman site. Significant progress has been made cleaning up these sites and furthering the goals of the URP.

The Chairman of the ARA Board is Richard Correia. Mr. Correia has served on the Board since 2009 and has been Chairman since 2015. He is a dedicated volunteer who has worked tirelessly to advance the revitalization of Attleboro. He has lived in the City his whole life and hence has an excellent understanding of the difficult issues that confront Attleboro. He is involved in a wide variety of ARA issues, including planning and execution of the downtown redevelopment project, legal issues related to past ARA takings, redevelopment of the City's Industrial Business Park, and

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procurement of additional grant monies to fund the downtown project and other redevelopment projects in Attleboro.

The ARA is supported by a number of City officials who share the same passion and desire relative to the redevelopment of downtown Attleboro. These officials include Mayor Paul Heroux, Director of Planning Gary Ayrassian, Director of Budget & Administration Barry LaCasse, Director of Economic Development Catherine Feerick, and Capital Projects Administrator Gale Clark. In addition, we've described previously the vast resources within the BST group, and it cannot be stated enough how valuable this group is in supporting the City and the ARA.

iii      Acquiring Additional Resources

As described in the Task listing, the ARA has experience in procuring top quality environmental professionals to complete assessment and cleanup work. The projects completed to date have been completed to a high level and within budgets. The ARA has great confidence in their ability to secure these needed services.

**b.      Past Performance and Accomplishments**

i      Currently Has or Previously Received an EPA Brownfield Grant

**(1)      Accomplishments**

The ARA has had tremendous success securing and managing grants from EPA, and has made great progress in achieving the goals and vision of the URP. As described, the ARA Board has utilized a variety of resources within the City and within the BST group to work through the many pitfalls that have arisen. The ARA has maintained compliance with the ACRES system for all of its grants, and also collaborates frequently with EPA Region 1 personnel.

- 2004 Assessment Grant – Most of these grant funds were utilized to assess three priority Sites: Automatic Machines (AMP), Reynolds and Markman (R&M), and APCO-Mossberg. The AMP north site is now redeveloped (after successful cleanup) and the AMP south site will be redeveloped in 2020 (also after a challenging cleanup program); the R&M site is well on its way to being cleaned up for mixed use development; and the APCO site was redeveloped as the City's new state-of-the-art DPW facility (after being moved out of the ITC area). Hence, the outputs/outcomes of this grant program were to provide valuable information so that cleanup grants (from EPA and other sources) could be obtained.
- Cleanup Grant for AMP – Grant funds were used to implement a chemical oxidation program to clean up a release of petroleum, and to manage soil during redevelopment. Additional funds from MassDevelopment were obtained to address a separate release of chlorinated solvents. The outcome of the cleanup work is the construction of a seven story, residential/commercial building on the north property, with a similar but larger project that will break ground next year on the south property.
- Cleanup Grant for American Metalcraft – Initial grant funds were used to determine whether TCE and related solvents from the site were adversely affecting nearby homes. Once it was determined that the levels in the residences were below action levels, the remaining grant funds were used to clean up source area soils and groundwater. Additional

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funding is being sought to complete this process. The EPA grants were invaluable to make significant progress and to verify the safety of downgradient residences.

- Cleanup Grants for R&M – The R&M site consists of three parcels, with separate cleanup needs. The cleanup of Area 1 (solvent release) is complete, and the cleanup of Areas 2 and 3 (landfills) is continuing with funds from MassDevelopment and the City of Attleboro. The ARA expects all cleanup work to be completed in 2020, at which time the ARA will solicit proposals from redevelopment firms for mixed-use opportunities consistent with the URP.

(2) Compliance with Grant Requirements

The ARA and the City have made great progress cleaning up blighted land within the ITC area, and the EPA grants have played a very significant role in that success. They have acquired close to 12 acres of land that was once occupied by historic industrial operations that did not belong in the Downtown area, adjacent to the commuter rail station. Every project has efficiently used EPA grant funds to their fullest. Some of the projects have required additional funding, and the ARA has been successful in building upon its early success to leverage additional funds. The ARA has remained diligent throughout all of these grant periods to maintain the reporting needs of ACRES. The only grants that remains open are the Reynolds and Markman grants, which will be closed by the end of 2019.

### **Section III - Threshold Documentation**

#### **1. Applicant Eligibility**

The applicant, the Attleboro Redevelopment Authority (ARA), is a redevelopment authority created pursuant to and in legal existence under MGL Ch. 121B of the Commonwealth of Massachusetts. As such, the ARA is eligible to apply for funding under EPA's Brownfields Grants Program.

#### **2. Community Involvement**

The City and ARA for many years have been utilizing a variety of measures to engage the community and communicate information about the redevelopment projects in the city. For example, the Intermodal Transportation Center (ITC) project has been widely communicated to the public over many years of planning and implementation, including cleanup plans and progress. The Attleboro City Council is updated routinely during public meetings, which are also televised to the community. The City also maintains ITC project (and other project) updates on their website located at <http://www.cityofattleboro.us> and has held several press events that have been attended by State and Federal officials, including EPA Region 1 personnel and many others. The City also held an impressive Grand Opening celebration for the opening of Judy Robbins Park, which is the new park that was constructed in concert with Riverfront Drive (part of the ITC project).

The ARA holds meetings twice a month at Attleboro City Hall, and these meetings are open to the public. These meetings are at times covered by the local newspaper, the Sun Chronicle, which is published daily. The Sun Chronicle has been covering news updates of the ITC project for many years, and they publish articles and photographs regarding this project quite frequently.

#### **3. Expenditure of Assessment Grant Funds**

The applicant, (Attleboro Redevelopment Authority) does not have any current EPA Brownfield assessment grants.

## Application for Federal Assistance SF-424

\* 1. Type of Submission:

- ☐ Preapplication  
☒ Application  
☐ Changed/Corrected Application

\* 2. Type of Application:

- ☒ New  
☐ Continuation  
☐ Revision

\* If Revision, select appropriate letter(s):

\* Other (Specify):

\* 3. Date Received:

11/27/2019

4. Applicant Identifier:

Attleboro Redevelopment Author

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

\* a. Legal Name:

Attleboro Redevelopment Authority

\* b. Employer/Taxpayer Identification Number (EIN/TIN):

\* c. Organizational DUNS:

1416901930000

d. Address:

\* Street1:

77 Park Street

Street2:

\* City:

Attleboro

County/Parish:

\* State:

MA: Massachusetts

Province:

\* Country:

USA: UNITED STATES

\* Zip / Postal Code:

02703-2334

e. Organizational Unit:

Department Name:

Division Name:

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

Mr.

\* First Name:

Richard

Middle Name:

\* Last Name:

Correia

Suffix:

Title:

Chairman

Organizational Affiliation:

\* Telephone Number:

508-223-2222

Fax Number:

\* Email:

rcorreia05@comcast.net

## Application for Federal Assistance SF-424

### \* 9. Type of Applicant 1: Select Applicant Type:

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

\* Other (specify):

### \* 10. Name of Federal Agency:

Environmental Protection Agency

### 11. Catalog of Federal Domestic Assistance Number:

66.818

CFDA Title:

Brownfields Assessment and Cleanup Cooperative Agreements

### \* 12. Funding Opportunity Number:

EPA-OLEM-OBLR-19-05

\* Title:

FY20 GUIDELINES FOR BROWNFIELD ASSESSMENT GRANTS

### 13. Competition Identification Number:

Title:

### 14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

### \* 15. Descriptive Title of Applicant's Project:

COMMUNITY WIDE SITE ASSESSMENTS

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments



**Application for Federal Assistance SF-424****16. Congressional Districts Of:**

\* a. Applicant MA-004

\* b. Program/Project MA-004

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

**17. Proposed Project:**

\* a. Start Date: 05/01/2020

\* b. End Date: 05/01/2023

**18. Estimated Funding (\$):**

* a. Federal	300,000.00
* b. Applicant	0.00
* c. State	0.00
* d. Local	0.00
* e. Other	0.00
* f. Program Income	0.00
* g. TOTAL	300,000.00

**\* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- ☐ a. This application was made available to the State under the Executive Order 12372 Process for review on .
- ☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☒ c. Program is not covered by E.O. 12372.

**\* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes ☒ No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

**21. \*By signing this application, I certify (1) to the statements contained in the list of certifications\*\* and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances\*\* and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

☒ \*\* I AGREE

\*\* The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

**Authorized Representative:**

Prefix: Mr. \* First Name: Richard

Middle Name:

\* Last Name: Correia

Suffix:

\* Title: Chairman

\* Telephone Number: 508-223-2222 Fax Number:

\* Email: rcorreia05@comcast.net

\* Signature of Authorized Representative: Richard Correia \* Date Signed: 11/27/2019